

150.0

0003

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

585,300 /

585,300

USE VALUE:

585,300 /

585,300

ASSESSED:

585,300 /

585,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City
152		ROBBINS RD, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	CARTER MARY GILES	
Owner 2:		
Owner 3:		

Street 1:	152 ROBBINS ROAD
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION	
This parcel contains 4,092 Sq. Ft. of land mainly classified as One Family with a Bungalow Building built about 1923, having primarily Clapboard Exterior and 966 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
101	4092.000	151,100		434,200	585,300	
Total Card	0.094	151,100		434,200	585,300	Entered Lot Size
Total Parcel	0.094	151,100		434,200	585,300	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	605.90	/Parcel: 605.9	Land Unit Type:

Total Card / Total Parcel
585,300 / 585,300
585,300 / 585,300
585,300 / 585,300



111732!
PRINT
Date Time
12/11/20 01:52:15
LAST REV
Date Time
07/23/18 10:13:36
apro

Prior Id # 1: 98968
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:

ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

111732

SALES INFORMATION		TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
CAHILL PAUL W/E	27622-367		8/28/1997		165,000
					No No Y

BUILDING PERMITS		ACTIVITY INFORMATION	
Date	Number	Descrip	Comment
2/10/1998	71	Addition	7X18 ADDITION
12/17/1997	750		FOUNDATION 12X7
12/11/1997	738		REMODEL BATH
10/16/1995	596		REM/KIT/LIVING RM

Sign:		VERIFICATION OF VISIT NOT DATA	

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4092	Sq. Ft.	Site		0	80.	1.33 9											434,207						434,200	

Total AC/HA: 0.09394

Total SF/SM: 4092

Parcel LUC: 101 One Family

Prime NB Desc: Brackett

Total: 434,207

Spl Credit

Total: 434,200

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

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2021

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 2 - Bungalow				Full Bath: 1	Rating: Good																
Sty Ht: 1 - 1 Story				A Bath:	Rating:																
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																
Frame: 1 - Wood				1/2 Bath:	Rating:																
Prime Wall: 2 - Clapboard				A HBth:	Rating:																
Sec Wall:		%		OthrFix:	Rating:																
Roof Struct: 1 - Gable				OTHER FEATURES																	
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good																
Color: WHITE				A Kits:	Rating:																
View / Desir:				Fpl: 1	Rating: Average																
GENERAL INFORMATION				WSFlue:	Rating:																
Grade: C - Average				CONDOS INFORMATION																	
Year Blt: 1923	Eff Yr Blt:			Location:																	
Alt LUC:	Alt %:			Total Units:																	
Jurisdct:	Fact:	.		Floor:																	
Const Mod:				% Own:																	
Lump Sum Adj:				Name:																	
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN									
Avg Ht/FL: STD				Phys Cond: AG - Avg-Good	26.	%		Exterior:			No Unit	RMS	BRS	FL							
Prim Int Wall: 2 - Plaster				Functional:		%		Interior:			1	5	2								
Sec Int Wall:		%		Economic:		%		Additions: 1998													
Partition: T - Typical				Special:		%		Kitchen:													
Prim Floors: 3 - Hardwood				Override:		%		Baths:													
Sec Floors:		%		Total:	26.4	%		Plumbing:													
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:													
Subfloor:				Basic \$ / SQ: 90.00				Heating:													
Bsmnt Gar:				Size Adj.: 1.35000002				General:													
Electric: 3 - Typical				Const Adj.: 0.98000199																	
Insulation: 2 - Typical				Adj \$ / SQ: 119.070																	
Int vs Ext: S				Other Features: 68000																	
Heat Fuel: 2 - Gas				Grade Factor: 1.00																	
Heat Type: 5 - Steam				NBHD Inf: 1.00000000																	
# Heat Sys: 1				NBHD Mod:																	
% Heated: 100		% AC:		LUC Factor: 1.00																	
Solar HW: NO	Central Vac: NO			Adj Total: 205292																	
% Com Wall:	% Sprinkled:			Depreciation: 54197																	
				Depreciated Total: 151095																	
MOBILE HOME				Make:			Serial #:		Year:		Color:										
SPEC FEATURES/YARD ITEMS				PARCEL ID 150.0-0003-0003.0										IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N	Total Yard Items:																				
	Total Special Features:																				
	Total:																				